

1/23/08 - Wednesday, January 23, 2008

LANDMARKS COMMISSION

Meeting of January 23, 2008

Members Present: John Mann, Ken Fulgione, Jenny Ebert, Bob Von Haden, Katrinka Bourne

Members absent: Sue Nelson, Ken Ziehr

Minutes. The minutes of the January 7, 2008 meeting were approved as written.

1. Consideration of Certificate of Appropriateness for 1408 State Street. AHMC Asset Management has submitted an application for a Certificate of Appropriateness for the property located at 1408 State Street, which is a contributing property within the Third Ward Historic Landmark District. A portion of this request was postponed at the previous meeting to enable the applicant to submit revised drawings of the request pertaining to the installation of a new entry on the north side of the building for the second floor dwelling unit of a duplex. Mr. Cary Osborn, the applicant, is also now proposing to install a window on the first floor of the south elevation to provide light and ventilation for a bedroom.

Mr. Osborn was present at the meeting and spoke in favor of the project.

Mr. Brian Bessinger, from Royal Construction, also spoke in favor of the project. Mr. Bessinger discussed the plans for the construction of the entryway and new window. He noted that an existing window opening would be utilized for the new doorway and that the existing transom window would be retained and the new door placed beneath it. The stairway and railing would be constructed of wood and painted white to match the house.

The new window would be placed on the first floor of the south elevation. The window would match the design and style of the existing window directly to the right of the proposed window. Mr. Bessinger noted that they planned to install a vinyl-clad window, but were attempting to find a window where the mullion width would match that of the existing windows.

The Commission discussed the project and questioned whether the bracket in the area of the proposed window would be retained. Mr. Bessinger stated that the bracket would not be removed.

ACTION TAKEN: Ken Fulgione moved to approve the Certificate of Appropriateness for the installation of the new entryway on the north elevation of the duplex and the new window on the south elevation, subject to:

The railing for the landing and stairway will match the style of the railing on the front second floor porch as close as possible (height will need to comply with the code required 36" however.)

- The window on south elevation will match the style and dimensions of the existing windows on the south elevation of the house.
- The trim around the new window will match that of the existing windows.
- The owner will attempt to match the mullion width of the new window with that of the existing windows.
- The bracket near the top of the proposed window will not be removed.

The Commission also suggests that the owner consider a wood window rather than a vinyl window. Used windows could also be an alternative to consider.

Jenny Ebert seconded the motion. All votes were in favor. Motion carried.

There being no further business to come before the Commission, the meeting was adjourned at 4:45 p.m.